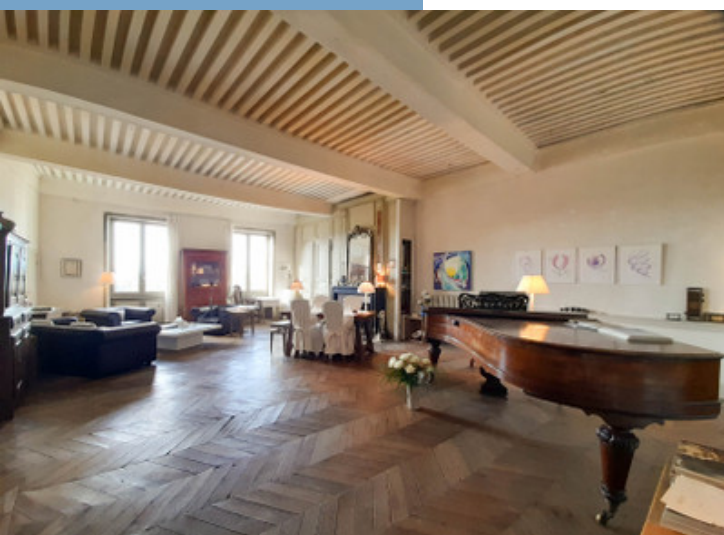




14TH-CENTURY CHATEAU DE VILLE / PRIVATE  
MANSION / BED AND BREAKFAST. RESTORED  
WITH PANORAMIC VIEWS.

14TH-CENTURY CHATEAU  
DE VILLE / PRIVATE  
MANSION / BED AND  
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WITH PANORAMIC VIEWS.  
...



PROPERTY FACT FILE	
REFERENCE	A14265
PRICE	€ 472,500 £ 0* *agency fees included: 5 % TTC to be paid by the buyer (450 000 EUR hors honoraires)
BEDROOM	7
BATHROOM	5
ACCOMMODATION	600 m²
LAND	0 m²
TOWN	Thiers
DEPARTMENT	
LOCATION	Town property
TYPE	Gîtes, Family Home, Maison de Maitre
CONDITION	Good condition
FEATURES	Mains Drains, Garage, Business potential
*Price based on current exchange rate which is subject to change	





- Renaissance château, lovingly restored.
- Situated in Thiers, a busy thriving town.
- Shops, amenities, plus a Saturday morning market.
- Municipal pool, library, cinema & restaurants.
- Music & dance conservatory, 500 medieval houses.

14TH-CENTURY  
CHATEAU DE VILLE /  
PRIVATE MANSION / BED  
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This imposing Hôtel Particulier, a Renaissance château lovingly restored by its current owner over a period of almost twenty years, is situated on one side in the heart of the medieval town and on the other side almost in the countryside. With a masterly view of the Auvergne volcanoes in the Massif Central at Thiers, it is nestled on the

## DESCRIPTIF

Currently used as a Bed and Breakfast, this bright house offers 480 m2 of completely renovated living space, with little left to do in the rest of the building.

On the street side of the ground floor: with its 1584 entrance door decorated with 4 columns, a 1.53 wide vaulted corridor leads to a cloakroom, a toilet, a small shop window on the street side, a bedroom with French ceiling (like all the large reception rooms in this castle) and high mullioned window with its shower room, double washbasin, suspended toilet, two dressing rooms and a small study. On the other side of the corridor is a 60m2 living room with its parquet floor of Versailles and an 8-metre long library closed with old doors, a small equipped kitchen in the Tower and a 6-metre long shop window on the street side.

A spiral staircase with 158 cm wide stone steps leads to the first floor in a concert hall (105m2 which is used as a living room outside concerts) with a large black marble fireplace, a large modern kitchen equipped and open for receptions and in the Tower a storage room for concert chairs.

On the 2nd floor: a 35 m2 living room with fireplace, open plan kitchen, in the Tower a small library, at the back a linen/dressing room and then a bedroom with its bathroom and hanging toilet. On the other side of the landing is a two-bedroom suite, corridor, dressing room and shower room with a suspended toilet.

On the 3rd floor :  
a 75 m2 attic flat comprising a study in the tower, a dining room, a fi

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A14265>

COMPLETE FILE AND PHOTO ON REQUEST

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)



14TH-CENTURY CHATEAU DE  
VILLE / PRIVATE MANSION /  
BED AND BREAKFAST.  
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Ref : AI4265

## ENERGIE-DPE

Information about risks to which this property is exposed is available on the Géorisques website :  
<https://www.georisques.gouv.fr/>

DPE not required.

## NOTICE

Leggetts, their client and any joint agents give notice that:

1: Quoted prices are subject to fluctuations in exchange rates. Please contact an agent for an up-to-date price. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. In particular they neither have nor assume responsibility for any statement concerning the financial arrangements or the commercial scheme which may be made available by their clients or others to potential purchasers.

2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Leggetts have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

## CONTACT

Réf : AI4265  
FILE COMPLETE  
AND PHOTOS  
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**LEGGETT**  
IMMOBILIER INTERNATIONAL

Téléphone : +33 553 608 488  
E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE  
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)